W1/2 OF LOT 3 ROLLING HILLS S/D
COMM NW COR OF NW1/4 OF SE1/4, R
E 630 FT FOR POB, RUN E 210 FT,

FLORES ALBA HERNANDEZ/GRANADOS PEDRO
248 MARTIN AVE
GREEN ACRES, FL 33463

2027

02-6S-17-09553-017

BUILDING CHARACTERISTICS

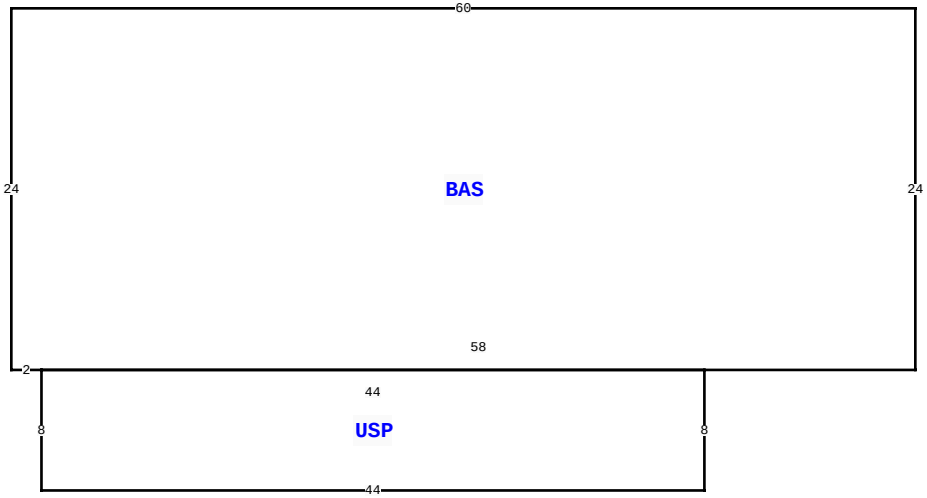
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2617.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	35,390
USP	352	35		123	3,023
TOTALS	1,792			1,563	38,412

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,563	102.4000	61.44	96,031	1986	1986	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1440 HX Base Yr



429 SE ROLLING HILLS DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0294	SHED WOOD/	0	0	16	16	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	38,412
TOTAL MARKET OB/XF VALUE	9,600
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	66,012
SOH/AGL Deduction	2,173
ASSESSED VALUE	63,839
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	63,839
TOTAL JUST VALUE	66,012
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	66,012

XFOB:1:1: FLEETWOOD MH ON DEED

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1365/2682	8/03/2018	WD	Q	I	01	35,000
GRANTOR: FRANK GASPARRINI IV &						
GRANTEE: ALBA HERNANDEZ FLOR						
1362/0258	6/11/2018	FJ	U	I	18	0
GRANTOR: CLERK OF COURTS						
GRANTEE: FRANK GASPARRINI IV						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S24 E2 USP= S8 E44 N8 W44$ E58 N24$.

LAND DESCRIPTION

TOTAL OB/XF 9,600

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0102	C	SFR/MH	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 09/27/2017 BY DF Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS